

Local Market Update – December 2015

A Research Tool Provided by the Charleston Trident Association of REALTORS®



Downtown Charleston

Area 51

Single-Family Detached	December			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	10	19	+ 90.0%	318	278	- 12.6%
Closed Sales	15	18	+ 20.0%	211	209	- 0.9%
Median Sales Price*	\$740,000	\$659,250	- 10.9%	\$795,000	\$725,000	- 8.8%
Average Sales Price*	\$851,488	\$1,477,500	+ 73.5%	\$1,105,747	\$1,077,059	- 2.6%
Percent of Original List Price Received*	95.0%	94.7%	- 0.3%	93.2%	93.1%	- 0.1%
Days on Market Until Sale	111	90	- 18.9%	117	102	- 12.8%
Inventory of Homes for Sale	143	106	- 25.9%	--	--	--

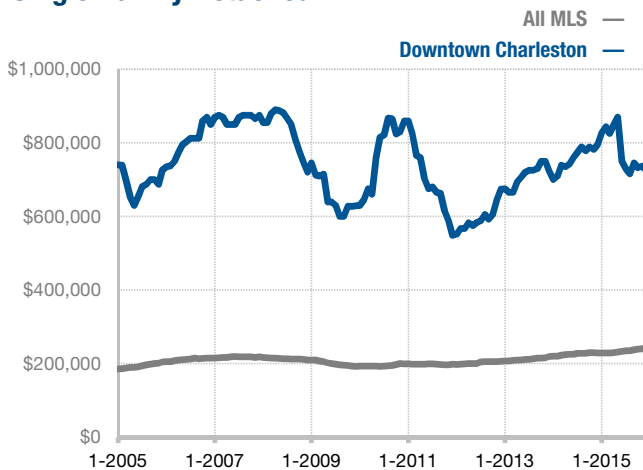
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	21	14	- 33.3%	300	246	- 18.0%
Closed Sales	16	15	- 6.3%	185	167	- 9.7%
Median Sales Price*	\$402,500	\$495,000	+ 23.0%	\$499,000	\$495,000	- 0.8%
Average Sales Price*	\$660,156	\$728,900	+ 10.4%	\$636,148	\$644,039	+ 1.2%
Percent of Original List Price Received*	91.0%	94.6%	+ 4.0%	93.1%	92.9%	- 0.2%
Days on Market Until Sale	142	57	- 59.9%	118	112	- 5.1%
Inventory of Homes for Sale	125	92	- 26.4%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

